City of Las Vegas

Agenda Item No.: 18.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT PLANNING COMMISSION MEETING OF: SEPTEMBER 13, 2007

DIRECTOR: M. MARGO WHEELER ☐ Consent ☐ Discussion  SUBJECT:  ABEYANCE - SUP-21704 - SPECIAL USE PERMIT RELATED TO ZON-21702 AND VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  Planning Commission Mtg. 32 Planning Commission Mtg. 0	DEPARTMENT: PLANNING & DEVELO	DMENT	•	
SUBJECT: ABEYANCE - SUP-21704 - SPECIAL USE PERMIT RELATED TO ZON-21702 AND VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:			4 Mp.	
ABEYANCE - SUP-21704 - SPECIAL USE PERMIT RELATED TO ZON-21702 AND VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	<b>DIRECTOR:</b> M. MARGO WHEELER		onsent $igert \succeq$ Discussion	
ABEYANCE - SUP-21704 - SPECIAL USE PERMIT RELATED TO ZON-21702 AND VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	SUBJECT:			
VAR-21703 - PUBLIC HEARING - APPLICANT: TERRA WEST DEVELOPMENT - OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	ABEYANCE - SUP-21704 - SPECIAL U	SE PERMIT RELATED	TO ZON-21702 AND	
OWNER: EL CAPITAN PARTNERSHIP - Request for a Special Use Permit FOR HIGH DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
DENSITY (25+ DWELLING UNITS PER ACRE) - SINGLE USE on the south side of Deer Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
Springs Way, approximately 250 feet west of Durango Drive (APN 125-20-301-020), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
(Undeveloped) Zone [TC (Town Center) General Plan Designation] PROPOSED: T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
Ward 6 (Ross).  C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
C.C.: 10/17/2007  PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) Special Land Use Designation],			
PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	Ward 6 (Ross).			
PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:				
PROTESTS RECEIVED BEFORE:  APPROVALS RECEIVED BEFORE:	C.C.: 10/17/2007			
	0.00.10.10.10.10.10.10.10.10.10.10.10.10			
	PROTESTS RECEIVED BEFORE:	APPROVALS RECEIV	ED REFORE:	
Planning Commission Mtg.   32   Planning Commission Mtg.   0		4 <b>7 1</b> 3 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		
	Planning Commission Mtg. 32	<b>☐ Planning Commission M</b>	ltg. 0	
City Council Meeting 0 City Council Meeting 0	City Council Meeting	City Council Meeting	0	
City Council Meeting U	City Council Meeting	_ City Council Meeting	U	
DECOMMENDATION.	DECOMMEND ATION.			

STAFF RECOMMENDS THIS ITEM BE TABLED

## **BACKUP DOCUMENTATION:**

- 1. Location and Aerial Maps
- 2. Conditions (Not Applicable) and Staff Report (Not Applicable)
- 3. Supporting Documentation
- 4. Photo
- 5. Justification Letter
- 6. Protest postcards and protest petition

Motion made by DAVID STEINMAN to Hold in Abeyance Items 13, 31-32 and 51 and TABLE Items 16-19

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1 GLENN TROWBRIDGE, DAVID STEINMAN, [NAME NOT FOUND], LEO DAVENPORT, RICHARD TRUESDELL, SAM DUNNAM; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-BYRON GOYNES)

## Minutes:

The applicant for Items 16-19 had requested that the items be tabled with the understanding that they are responsible for the cost of renotification when the items are brought back.

## City of Las Vegas Agenda Item No.: 18.

COMMISSIONER TRUESDELL verified that no members of the public wished to speak on those items.

